

# Apartment in Sliema



**Sliema, Sliema and St Julians Surroundings**



**€520,000**

Reference No: 240081103-515

 Total Rooms: **5**

 Floor Area (m<sup>2</sup>) : **99**

 Bathrooms: **2**

 Bedrooms: **2**

# Apartment - For Sale - Sliema

Located in the prime coastal area of Sliema, just seconds away from the seafront and surrounded by all amenities, this 5th-floor apartment presents an outstanding opportunity for short-let investors seeking strong and consistent rental returns. Finished to a high standard and ready for immediate operation, the property is ideally positioned to attract holidaymakers and business travelers alike due to its central location and proximity to the promenade, restaurants, shopping, and transport links. The layout comprises a bright open-plan kitchen, living, and dining area set on the façade, creating an inviting and functional space for guests. The apartment further offers a main bathroom and two well-sized bedrooms, with the master bedroom benefiting from an en-suite shower—an added feature highly valued in the short-let market. Served with a lift from ground floor level, the property ensures convenience and accessibility for all types of guests. With its excellent location, practical layout, and turnkey condition, this property is perfectly positioned to generate strong occupancy rates and attractive yields in Malta's thriving short-let market.

## Features

- ✓ Kitchen/Dinette
- ✓ En Suite
- ✓ Electricity Utility
- ✓ A/C
- ✓ Balcony
- ✓ Ceramic Floor
- ✓ Water Utility
- ✓ PVC Piping
- ✓ Double Glazed

## Rooms

- ✓ Kitchen/Living/Dining : 11 x 3.6 m (39.6 m<sup>2</sup>)
- ✓ Double Bedroom : 3.8 x 3.2 m (12.16 m<sup>2</sup>)
- ✓ Double Bedroom : 4.2 x 3.4 m (14.28 m<sup>2</sup>)
- ✓ Bathroom : 2.1 x 1.9 m (3.99 m<sup>2</sup>)
- ✓ Shower Ensuite : 2.5 x 1.1 m (2.75 m<sup>2</sup>)
- ✓ Open Space : 3.8 x 1 m (3.8 m<sup>2</sup>)
- ✓ Open Space : 2.5 x 1.4 m (3.5 m<sup>2</sup>)

# Gallery





**Steven Schembri**

RE/MAX Central - Birkirkara

M: 99977302

E: [steven@remaxcentral.com.mt](mailto:steven@remaxcentral.com.mt)

T: 21480165

**RE/MAX Central - Birkirkara**

Central Real Estate LTD, Triq Dun Karm, Birkirkara, Malta